



## DEVELOPMENT REVIEW COMMITTEE (DRC) MEETING

Greg Brewton Sustainable Development Center  
Urban Design and Planning Conference Room  
700 NW 19<sup>th</sup> Avenue Fort Lauderdale, FL 33311  
February 14, 2017

### AGENDA

- I. **STAFF MEETING** **9:00 A.M.**
- II. **REGULAR MEETING – AGENDA ITEMS:**
  1. **CASE:** **L17001** **9:30 A.M.**  
**REQUEST:** **Land Use Plan Amendment**  
**APPLICANT:** Page 32, LLC.  
**PROJECT NAME:** Whiddon Family LLC Land Use Plan Amendment  
**GENERAL LOCATION:** 1151 SW 9<sup>th</sup> Avenue  
**COMMISSION DISTRICT:** 4  
**NEIGHBORHOOD ASSOCIATION:** Tarpon River Civic Association  
**ZONING DISTRICT:** Residential Single Family/Low Medium Density (RS-8)  
**FUTURE LAND USE DESIGNATION:** Low-Medium Density  
**PROPOSED LAND USE:** Medium Density and Medium-High Density  
**CASE PLANNER:** Lorraine Tappen
  2. **CASE:** **ZR17003** **10:15 A.M.**  
**REQUEST:** **Site Plan Level IV: Rezoning from Residential Multifamily Mid Rise/ Medium High Density (RMM-25) to Exclusive Use (X-P) with Allocation of Commercial Flex for 5,100 Square Foot Restaurant and 2,465 Square Foot Retail**  
**APPLICANT:** 2980 Investments, LLC.  
**PROJECT NAME:** 2980 Retail and Restaurant Building  
**GENERAL LOCATION:** 2980 N Federal Highway  
**COMMISSION DISTRICT:** 1  
**NEIGHBORHOOD ASSOCIATION:** Coral Ridge Association Inc.  
**ZONING DISTRICT:** Boulevard Business (B-1) and Residential Multifamily Mid Rise/ Medium High Density (RMM-25)  
**LAND USE:** Commercial and Medium-High Density  
**CASE PLANNER:** Karlanne Grant / Tyler LaForme
  3. **CASE:** **V17001** **10:15 A.M.**  
**REQUEST:** **Right of Way Vacation: Alley**  
**APPLICANT:** 2980 Investments, LLC.  
**PROJECT NAME:** 2980 Retail and Restaurant Alley Vacation  
**GENERAL LOCATION:** Alley East of Federal Highway and West of Middle River Drive  
**COMMISSION DISTRICT:** 1  
**NEIGHBORHOOD ASSOCIATION:** Coral Ridge Association Inc.

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|-----------|----------------------------------|---|-------------------|
|           | <b>ZONING DISTRICT:</b>          | Boulevard Business (B-1) and Residential Multifamily Mid Rise/ Medium High Density (RMM-25) |                   |
|           | <b>LAND USE:</b>                 | Commercial and Medium-High Density  |                   |
|           | <b>CASE PLANNER:</b>             | Karlanne Grant / Tyler LaForme  |                   |
| <b>4.</b> | <b>CASE:</b>                     | <b>R17007</b>   | <b>11:00 A.M.</b> |
|           | <b>REQUEST:</b>                  | <b>Site Plan Level II: 14 Residential Units</b>   |                   |
|           | <b>APPLICANT:</b>                | 816 820 & 826 SE 12 Ct; Fort Lauderdale, LLC.   |                   |
|           | <b>PROJECT NAME:</b>             | SE 12 <sup>th</sup> Court Townhouses  |                   |
|           | <b>GENERAL LOCATION:</b>         | 826 SE 12 <sup>th</sup> Court   |                   |
|           | <b>COMMISSION DISTRICT:</b>      | 4   |                   |
|           | <b>NEIGHBORHOOD ASSOCIATION:</b> | Harbordale Civic Association, Inc.  |                   |
|           | <b>ZONING DISTRICT:</b>          | Residential Multifamily Low Rise/Medium High Density (RML-25)                               |                   |
|           | <b>LAND USE:</b>                 | Medium-High Density   |                   |
|           | <b>CASE PLANNER:</b>             | Nicholas Kalargyros   |                   |
| <b>5.</b> | <b>CASE:</b>                     | <b>R17008</b>   | <b>1:00 P.M.</b>  |
|           | <b>REQUEST:</b>                  | <b>Sign Review: Station and Garage Signage</b>  |                   |
|           | <b>APPLICANT:</b>                | FLL Property Ventures, LLC  |                   |
|           | <b>PROJECT NAME:</b>             | Brightline Station and Garage Signage   |                   |
|           | <b>GENERAL LOCATION:</b>         | 155 NW 3 <sup>rd</sup> Avenue   |                   |
|           | <b>COMMISSION DISTRICT:</b>      | 2   |                   |
|           | <b>NEIGHBORHOOD ASSOCIATION:</b> | Progresso Village Civic Association, Inc.   |                   |
|           | <b>ZONING DISTRICT:</b>          | Regional Activity Center – West Mixed Use (RAC-WMU)   |                   |
|           | <b>LAND USE:</b>                 | Downtown Regional Activity Center   |                   |
|           | <b>CASE PLANNER:</b>             | Jim Hetzel  |                   |
| <b>6.</b> | <b>CASE:</b>                     | <b>PRW17003</b>   | <b>1:30 P.M.</b>  |
|           | <b>REQUEST:</b>                  | <b>Property and Right of Way: Public Right of Way Easement for Signal House</b>             |                   |
|           | <b>APPLICANT:</b>                | All Aboard Florida - Operations   |                   |
|           | <b>PROJECT NAME:</b>             | AAF - Andrews Yard Signal House Vacation  |                   |
|           | <b>GENERAL LOCATION:</b>         | 3121 SW 1 <sup>st</sup> Terrace   |                   |
|           | <b>COMMISSION DISTRICT:</b>      | 4   |                   |
|           | <b>NEIGHBORHOOD ASSOCIATION:</b> | Edgewood Civic Association  |                   |
|           | <b>ZONING DISTRICT:</b>          | Industrial (I)  |                   |
|           | <b>LAND USE:</b>                 | Industrial  |                   |
|           | <b>CASE PLANNER:</b>             | Raymond Meyer   |                   |

It is anticipated that each DRC item will take approximately 30 minutes at the meeting unless otherwise noted. Due to space constraints in the DRC conference room and waiting area, please do not arrive more than 30 minutes prior to the estimated review time.

Two or more City Commissioners and/or Advisory Board members may be present at this meeting. If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing he/she will need a record of the proceeding and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

If you desire auxiliary services to assist in viewing or hearing the meetings or reading agendas and minutes, please contact the City Clerk's office at (954) 828-5002 two (2) days prior to the meeting and arrangements will be made to provide these services for you. A turnkey video system is also available for your use during this meeting.